

**UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY**

**Caption in Compliance with D.N.J. LBR 9004-2(c)**

**Andrew B. Finberg, ESQ.  
Law Office of Andrew B. Finberg, LLC  
525 Route 73 South, Ste. 200  
Marlton, NJ 08053  
(856)988-9055  
Attorney for Triple J's, LLC**

**In Re:**

**Ruth I. Baez**

**Debtor**



Order Filed on July 12, 2022  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

**Case No.: 22-13330**

**Adv. No.:**

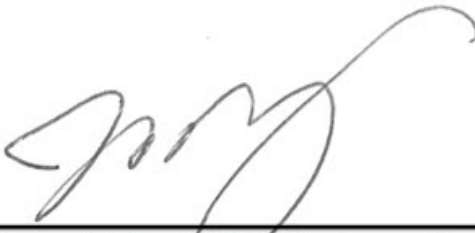
**Hearing Date:**

**Judge: Jerrold N. Poslusny, Jr.**

**CONSENT ORDER RESOLVING OBJECTION TO CONFIRMATION OF DEBTOR'S CHAPTER 13  
PLAN**

The relief set forth on the following pages, numbered two (2) through two (2) is  
hereby **ORDERED**.

**DATED: July 12, 2022**

  
\_\_\_\_\_  
Honorable Jerrold N. Poslusny, Jr.  
United States Bankruptcy Court

**Page 2 of 2**

**Debtor(s): Ruth I. Baez**

**Case No: 22-13330**

**Caption of Order: Consent Order Resolving Objection to Confirmation of Debtor's Chapter 13 Plan**

**WHEREAS**, on April 25, 2022, the Debtor filed a Chapter 13 Voluntary Petition and Plan;

**WHEREAS**, on June 13, 2022, Triple J's, LLC, through their counsel, The Law Offices of Andrew B. Finberg, LLC, filed an Objection to Confirmation of Debtor's Chapter 13 Plan;

**WHEREAS**, the parties having agreed to enter into a Consent Order Resolving Triple J's, LLC's Objection to Confirmation of Debtor's Chapter 13 Plan;

**IT IS HEREBY ORDERED** that

1. Debtor stipulates to the proof of claim filed by Triple J's, LLC.
2. Debtor to cure all pre-petition arrears within eighteen (18) months of the petition date (April 25, 2022).
3. Debtor is deemed current for all post-petition rent payments due as per the date of the signed consent order (May 2022, June 2022 and July 2022). Debtor to resume regular rent payments as of August 1, 2022. All payments must be paid by the fifth (5<sup>th</sup>) of each month.
4. Thirty (30) day default clause as to both monthly rental obligation and Chapter 13 Trustee payments. Triple J's, LLC is entitled to file a Certification of Default in the event that payments are over thirty (30) days past due.
5. Debtor to immediately pay \$254.16 to Maple Shade Township for water/sewer charges due according to the lease agreement. In the event that utility obligation is not satisfied with fifteen (15) days, Triple J's may file a certification of default with the Court. Thereafter, Debtor to pay all water/sewer bills as they become due with a thirty (30) day default clause as to all future payments.

6. Triple J's, LLC to be adequately protected by receiving Trustee disbursements  
equivalent to amounts paid for attorney/administrative fees until such time that all  
attorney fees/costs have been satisfied.

7.

I hereby consent to form and entry of this Order.

Andrew B. Finberg, Esquire  
Attorney for Triple J's, LLC

/s/ 

By: Andrew B. Finberg, Esquire

Dated: 7/12/22

Thomas G. Egner, Esquire  
Attorney for the Debtor

/s/ 

By: Thomas G. Egner, Esquire

Dated: 7/12/22

In re:  
Ruth I Baez  
Debtor

Case No. 22-13330-JNP  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0312-1  
Date Rcvd: Jul 13, 2022

User: admin  
Form ID: pdf903

Page 1 of 1  
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jul 15, 2022:

Recip ID	Recipient Name and Address
db	+ Ruth I Baez, 56 W. Center Ave., Maple Shade, NJ 08052-2835

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

## NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Jul 15, 2022

Signature: /s/Gustava Winters

## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on July 13, 2022 at the address(es) listed below:

Name	Email Address
Andrew B. Finberg	on behalf of Creditor Triple J's LLC andy@sjbankruptcylaw.com abfecf@gmail.com;finbergar39848@notify.bestcase.com
Isabel C. Balboa	ecfmail@standingtrustee.com summarymail@standingtrustee.com
Thomas G. Egnor	on behalf of Debtor Ruth I Baez tegner@mcdowelllegal.com tcuccuini@mcdowelllegal.com;Lwood@mcdowelllegal.com;kgresh@mcdowelllegal.com;kbrocious@mcdowelllegal.com;djamis on@mcdowelllegal.com;cgetz@mcdowelllegal.com;egnertr62202@notify.bestcase.com
U.S. Trustee	USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 4